WARRANTY DEED

THIS FORM FURNISHED BY ATTORNEYS TITLE CO.

For and in consideration of the sum of Thirteen Thousand Three Hundred Twenty Five and No/100 ----------($13,325.00)----------DOLLARS

Cash in hand paid by Kenneth Ellis and wife, Rebecca Ellis, the receipt of which is hereby acknowledged, we,

A. D. Hewlett and wife, Frances H. Hewlett

_____ have bargained and sold, and by these presents do transfer and convey unto the said Kenneth Ellis and wife, Rebecca Ellis

their _____ heirs and assigns, a certain tract or parcel of land in Davidson County, State of Tennessee, described as follows to wit:

Being Lot No. 124 on the Map of Glencliff Estates, Sec. VI, as of record in Book 2133, page 73, Register's Office for Davidson County, Tennessee.

Said Lot No. 124 begins at a point in the southerly margin of Jacqulyn Drive, the common front corner of Lots Nos. 124 and 125; thence southwesterly 195 feet to a point, the common rear corner of Lots Nos. 124 and 125; thence North 54° 00' West 95.2 feet to a point; thence North 1° 49 ' West 69.4 feet to a point; thence North 39° 02' East 132.2 feet to a point in the southerly margin of Jacqulyn Drive; thence easterly along said drive 97.5 feet to the point of beginning.

Being the same property conveyed to A. D. Hewlett by warranty deed from Glencliff Estates, Inc., as of record in Book 2276, page 41, said Register's Office.

This conveyance is made subject to covenants and restrictions of record in Book 2012, page 339 and made applicable to this tract by an instrument executed by Glencliff Estates, Inc. on October 9, 1953 and recorded October 12, 1953 in Book 2199, page 583; and the plan of record in Book 2133, page 73, Register's Office for said County, which shows a 50 foot set back line from Jacqulyn Drive, a 10 foot easement for public utilities across the rear and across the westerly margin of the lot and a utility anchor easement 2.5' x 20' at the northeasterly corner of the lot.

To have and to hold the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Kenneth Ellis and wife, Rebecca Ellis their heirs and assigns, forever.

And we do covenant with the said Kenneth Ellis and wife, Rebecca Ellis that we are lawfully seized and possessed of said land in fee simple; have a good right to convey it, and the same is unencumbered., except 1954 taxes which have been prorated and are hereby assumed by the purchasers.

And we, A. D. Hewlett and wife, Frances H. Hewlett do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said Kenneth Ellis and wife, Rebecca Ellis their heirs and assigns against the lawful claims of all persons, whomsoever.

Witness our hands this 16th day of September, 1954

A. D. Hewlett

Frances H. Hewlett